

**Minutes of the Zoning Board of Appeals  
September 19, 2007**

**Hearing #06-04  
Review of BNE  
Realty Hearing**

**Present:** David Perry – Chairman, Joseph Daigle, Terry Girouard, Cheryl Anderson, Donna Brooks

**Absent:** Gil Carreiro

1. David opens meeting at 7:34 pm.
  - a. Introduces Board
  - b. Explains reasons for meeting
  - c. Discusses last meeting
  - d. David reads letter from Planning Board and enters it into record, numbered 1 of 3 sheets
  - e. Letter from Conservation Commission entered into record, numbered 2 of 3 sheets
  - f. Letter from Town Planner entered into record, numbered 3 of 3 sheets
2. Mr. Schumacher discusses project and its progress.
3. David asks how long he thinks the project will take.
  - a. Answer – Unknown with present condition of market.
4. Terry suggests review in 18 months.
5. Donna makes motion to close hearing.  
Cheryl seconds  
Vote – Unanimous
6. David explains appeal process to appellant.
7. Donna makes motion to deliberate.  
Cheryl seconds  
Vote – Unanimous
8. Donna makes motion to extend Variance until March 19, 2009 for re-review.  
Terry seconds  
Vote – Unanimous

Joseph Daigle turns minutes over to Terry Girouard at 8:00 pm and steps down due to conflict of next hearing.

**Hearing #07-11**  
**Time: 8:05 pm**  
**Section #1.42**  
**Special Permit**

**Present:** David Perry – Chariman, Terry Girouard – Acting Clerk, Donna Brooks and Cheryl Anderson

**Abstained:** Joseph Daigle

1. Hearing for Heather and Don McDonough, owners of 9 Heather Dunn Drive
2. Appellant accepts a four member Board.
3. Dave explains Special Permit.
4. Valerie Daigle represents applicant.
  - a. Valerie explains project.
  - b. Remove log cabin
  - c. Build new structure with garage
  - d. Closest lot it 59 feet
5. #1 of 2 is field card for 9 Heather Dunn Drive, #2 of 2 is site plan map of 9 Heather Dunn Drive.
6. Donna makes motion to close hearing.  
Cheryl seconds.  
Vote – Unanimous
7. Dave explains close of hearing at 8:30 pm.
8. Donna motions to deliberate.  
Cheryl seconds.  
Vote – Unanimous
9. Donna makes motion to construct house with garage as per plan submitted with a Finding for Special Permit under Section 1.42 such construction be no more detrimental than existing structure and the permitted construction not exceed the applicable schedule of dimension regulations.
10. Motion not seconded.
11. Cheryl makes motion to make a Finding under 1.42 that this is a pre-existing non-conforming structure and that the alteration and enlargement of proposed structure not more detrimental to the neighborhood for a Special Permit.  
Donna seconds

Vote – Unanimous

12. Donna makes motion to grant Special Permit as applied for on plans presented.  
Cheryl seconds.

Vote – Unanimous

13. Donna makes motion to close deliberation at 8:52 pm  
Cheryl seconds

Vote – Unanimous

14. Other business continued – Cory Gracie appeal 07-09 to October 31, 2007 at  
7:30 pm.

Respectfully submitted by Terry Girouard